

TRANSFER
TAX
PAIDWARRANTY DEED
Statutory Short Form

012390

We, **Louis E. Carlow** of Oakland, Kennebec County, State of Maine, and **Laura M. Guite** of Waterville, Kennebec County, State of Maine, for consideration paid, grant and convey to **Jason C. Hodgdon and Shannon P. Hodgdon**, of #223, RT 107 #6, Seabrook, New Hampshire 03874, as Joint Tenants, with Warranty Covenants, the real estate described as follows:

A certain lot or parcel of land situated in Waterville, County of Kennebec and State of Maine, more particularly bounded and described as follows, to wit:

Being Lot Numbered 59 in Greenwood Park according to the Plan recorded in the Kennebec County Registry of Deeds in Plan Book 12, Pages 50 and 51.

Being all and the same premises acquired by Louis E. Carlow and Laura M. Guite by Deed of Distribution by Personal Representative from Louis E. Carlow and Laura M. Guite, Co-Personal Representatives of the Estate of Lois M. Carlow, dated August 20, 1999 and recorded in the Kennebec County Registry of Deeds in Book 6046, Page 248.

Also conveying an easement for the purpose of utilizing, repairing, maintaining, and replacing the existing septic system for the benefit of Lot 59 of Greenwood Park as recorded in the Kennebec County Registry of Deeds in Plan Book 12, Pages 50 and 51. The land burdened by the easement is that land currently owned by the Grantors located along the easterly boundary of said Lot 59 upon which the septic system is currently located.

Reserving to Laura M. Guite, her successors and assigns, the use and enjoyment of said land for such purposes as will not interfere with the function of said septic easement.

Said easement shall include the right to maintain, repair, inspect, and operate said septic drainage field with such appurtenances as may be required, together with the right to enter upon said easement with vehicles, equipment, or on foot as may be required for said purposes. Grantees, their successors and assigns, shall return the land on which said easement lies to its current state upon completion of any reconstruction or repair, and if work is required in the future, in accordance with the rights conveyed by this easement, the same shall apply.

The easement granted herein shall terminate when municipal or Waterville Sewerage District sewer service is available for connection at or near the boundary of said Lot 59. The Grantees, for themselves, their successors and assigns, agree to follow all then required rules for abandonment of a septic system in effect at the time of termination.

WITNESS my hand and seal this 18th day of May, 2001.

Signed, Sealed and Delivered
in the presence of:

William P. Subord

Louis E. Carlow
Louis E. Carlow

William P. Subord

Laura M. Guite
Laura M. Guite

41-72

STATE OF MAINE
COUNTY OF KENNEBEC

Dated: May 18, 2001

Then personally appeared the above named Louis E. Carlow and
acknowledged the foregoing instrument to be his free act and deed.

Before me,

William P. Dubord

Notary Public

Print

Name: _____

WILLIAM P. DUBORD

Attorney At Law

Notary Public

My Commission Expires 6/26/2001



STATE OF MAINE
COUNTY OF KENNEBEC

Dated: May 18, 2001

Then personally appeared the above named Laura M. Guite and
acknowledged the foregoing instrument to be her free act and deed.

Before me,

William P. Dubord

Notary Public

Print

Name: _____

WILLIAM P. DUBORD

Attorney At Law

Notary Public

My Commission Expires 6/26/2001



RECEIVED KENNEBEC SS.

2001 MAY 21 AM 9:00

ATTEST: Harriet Ruth Mann
REGISTER OF DEEDS